



DATE: May 02, 2012

TO: Development Processing Review Committee

FROM: Rick LeFeuvre, Director, OC Public Works/OC Planning

SUBJECT: DPRC Meeting Minutes – April 12, 2012

A meeting of the Development Processing Review Committee was held on Thursday, April 12, 2012, at 8:30 a.m. in the H. G. Osborne Building, on the Eighth Floor, in Executive Conference Room 808.

The following persons were in attendance:

MEMBERS

Jackie Hare – J. L. Hare Associates, Inc. (2nd District) Carl Taylor – Huitt-Zollars, Inc. (Vice-Chair) (4th District) Thomas Grable – Tri-Pointe Homes (5th District)

GUESTS

Jeff Okamoto – RBF Consulting Jessica Toohey – Huitt-Zollars, Inc.

STAFF

Rick LeFeuvre - Director, OC Planning

Laree Brommer – Manager, OC Planning/OC Planned Communities/Land Use Planned Communities

Mahrooz Ilkhanipour – Manager, OC Planning/OC Community Development/County Property Permits

Judy Kim – OC Community Development/Customer Care/Permit Services

Channary Leng – Manager, OC Planning/OC Communities/Current & Environmental Planning

Chuck Stanfield – Manager, OC Engineering/OC Inspection/Building & Grading Inspection Services

Hadi Tabatabaee - Orange County Building Official, OC Public Works

MEMBERS ABSENT

Michael Recupero - Recupero & Associates, Inc. (1st District)
Jay Bullock - Planning Solutions, (Chair) (2nd District)
Lee Lowrey - Lowrey Pacific Capital (1st District)
Rick Fitch - Hunsaker & Associates (3rd District)
Joe Lambert - Construction Planning Services (3rd District)
Fred Ameri - RBF Consulting (5th District)

1. Approval of Meeting Minutes for March 08, 2012

The meeting minutes for March 08, 2012 were moved for approval by Tom Grable and seconded by Jackie Hare.

2. Electronic Plan Review

Laree Brommer reported the following for OC Planned Communities:

- Harry Persaud is currently overseeing Infrastructure and Land Use Planning; he is also temporarily managing Dave Shepherd's group until the position is filled.
- They are striving to establish milestones based on a broad spectrum to ensure that they are meeting expectations within a specific timeline.
- Planned Communities currently accepts electronic plan check submittals for projects related to the Planned Communities Reimbursement Agreement. There is also a planning-wide effort to implement online submittals for General Communities for all permit types. The goal is to have online permitting for General Communities by the end of 2012.
- Planned Communities is requesting that a memo be submitted from the engineer of record to identify any deviations from standards contained in a submitted plan. The goal is to save time, improve review, and lower review costs.
- They are working to process invoices more quickly from the time of the receipt of a completed invoice.

3. Grading Certification Process

Recently at a builder meeting with RMV, some of the builders reported that they were asked to obtain a preliminary certification, a rough certification, and precise certification; Tom Grable requested clarification on this matter.

• Staff informed DPRC members that a "preliminary certification" is actually a misnomer, as there is no such thing. A rough certification ("rough grade release" a.k.a. "conversion to precise") is required in order to issue building permits and is a stop at the pad level. A final certification would be required for the project closure. Chuck Stanfield reported that there has not been a change to their historical process for grading certification.

4. Deposit Estimates and Tracking

Tom Grable expressed his concern that funds deposited into the main trust account may be depleted by other related permit accounts due to the automated replenishment system. This is a potential problem as they would need to know sooner versus later if an additional deposit will be required. He suggested that it may be helpful to be able to allocate portions to specific permits, so that the money is slated for specific items.

- Laree Brommer informed him that all real-time charges are available for tracking.
- DPRC members will report back on this matter at the June meeting.

5. Cal Green Codes

Hadi Tabatabaee reported that last year, Cal Green Code compliance was only required for new SFD and non-residential buildings. This year (effective July 2012), it will apply to additions and alterations for commercial buildings. He also provided a handout stating the Cal Green Code requirements and triggers.

6. OCPW Standard Plans Manual Update

Hadi reported the following:

- Sam Ali is no longer the Chair of the committee; Hany Ahmed from OC Roads has been appointed the new chair.
- The committee has been broken down into sections which will meet separately. The intent is to have individuals select the specific topics they have more of an interest in.
- Comments for the ESCP details are currently under review.
- The completion date is still set for July 2012.

7. Planning Division Update

Rick LeFeuvre reported the following:

- Jess Carbajal is currently on Administrative Leave, for approximately 90 days; Ignacio Ochoa is Interim Director.
- Ignacio has established a goal of filling about 71 vacant positions in OC
 Public Works within the next three months. These positions will be open to the public as well. County job opportunities are posted on ocgov.com
- Francisco Alonso has retired from OC Engineering.
- Mahrooz Ilkhanipour has been appointed as Vice-Chair for the County of Orange Subdivision Committee.
- OC Watersheds has been incorporated into OC Flood.

8. Other Business

DPRC members reported that development and the number of new projects for this year continue to be down like last year, but they are maintaining a positive outlook for the numbers (nationally) next year.

9. Next Meeting

The next meeting of the Development Processing Review Committee will be held on Thursday, May 10, 2012, at 8:30 am.